

ORDINANCE NO. 2015- 26

AN ORDINANCE OF THE CITY OF WYLIE, TEXAS, AMENDING THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF WYLIE, AS HERETOFORE AMENDED, SO AS TO CHANGE THE ZONING ON THE HEREINAFTER DESCRIBED PROPERTY, ZONING CASE NUMBER 2015-05, FROM SINGLE FAMILY RESIDENTIAL (SF 10/24) DISTRICT TO NEIGHBORHOOD SERVICE (NS), TO ACCOMMODATE A GENERAL OFFICE USE (ENGINEERING FIRM); PROVIDING FOR A PENALTY FOR THE VIOLATION OF THIS ORDINANCE; PROVIDING FOR THE REPEAL OF ALL ORDINANCES IN CONFLICT; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Planning and Zoning Commission and the governing body of the City of Wylie, Texas, in compliance with the laws of the State of Texas with reference to the amendment of the Comprehensive Zoning Ordinance, have given the requisite notices by publication and otherwise, and after holding due hearings and affording a full and fair hearing to all property owners generally and to owners of the affected property, the governing body of the City is of the opinion and finds that the Comprehensive Zoning Ordinance and Map should be amended;

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF WYLIE, TEXAS:

SECTION 1: That the Comprehensive Zoning Ordinance of the City of Wylie, Texas, be, and the same is hereby, amended by amending the Zoning Map of the City of Wylie, to give the hereinafter described property a new zoning classification of Neighborhood Services (NS), said property being described in Exhibit "A" (Location Map), Exhibit "B" (Boundary Map), and Exhibit "C" (Concept Plan) attached hereto and made a part hereof for all purposes.

SECTION 2: That all ordinances of the City in conflict with the provisions of this ordinance be, and the same are hereby, repealed and all other ordinances of the City not in conflict with the provisions of this ordinance shall remain in full force and effect.

SECTION 3: That the above described property shall be used only in the manner and for the purposes provided for in the Comprehensive Zoning Ordinance of the City, as amended herein by the granting of this zoning classification.

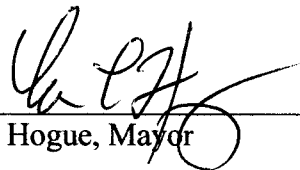
SECTION 4: Any person, firm or corporation violating any of the provisions of this ordinance or the Comprehensive Zoning Ordinance, as amended hereby, commits an unlawful act and shall be subject to the general penalty provisions of Section 1.5 of the Zoning Ordinance, as the same now exists or is hereafter amended.

SECTION 5: Should any paragraph, sentence, subdivision, clause, phrase or section of this ordinance be adjudged or held to be unconstitutional, illegal or invalid, the same shall not affect the validity of this ordinance as a whole or any part or provision thereof, other than the part so declared to be invalid, illegal or unconstitutional, and shall not affect the validity of the Comprehensive Zoning Ordinance as a whole.

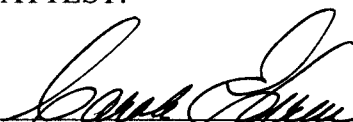
SECTION 6: This ordinance shall be in full force and effect from and after its adoption by the City Council and publication of its caption as the law and the City Charter provide in such cases.

SECTION 7: The repeal of any ordinance, or parts thereof, by the enactment of this Ordinance, shall not be construed as abandoning any action now pending under or by virtue of such ordinance; nor shall it have the effect of discontinuing, abating, modifying or altering any penalty accruing or to accrue, nor as effecting any rights of the municipality under any section or provisions of any ordinances at the time of passage of this ordinance.

DULY PASSED AND APPROVED by the City Council of the City of Wylie, Texas, this 11th day of August, 2015.


Eric Hogue, Mayor

ATTEST:


Carole Ehrlich, City Secretary

DATE OF PUBLICATION: August 19th, 2015, in the Wylie News



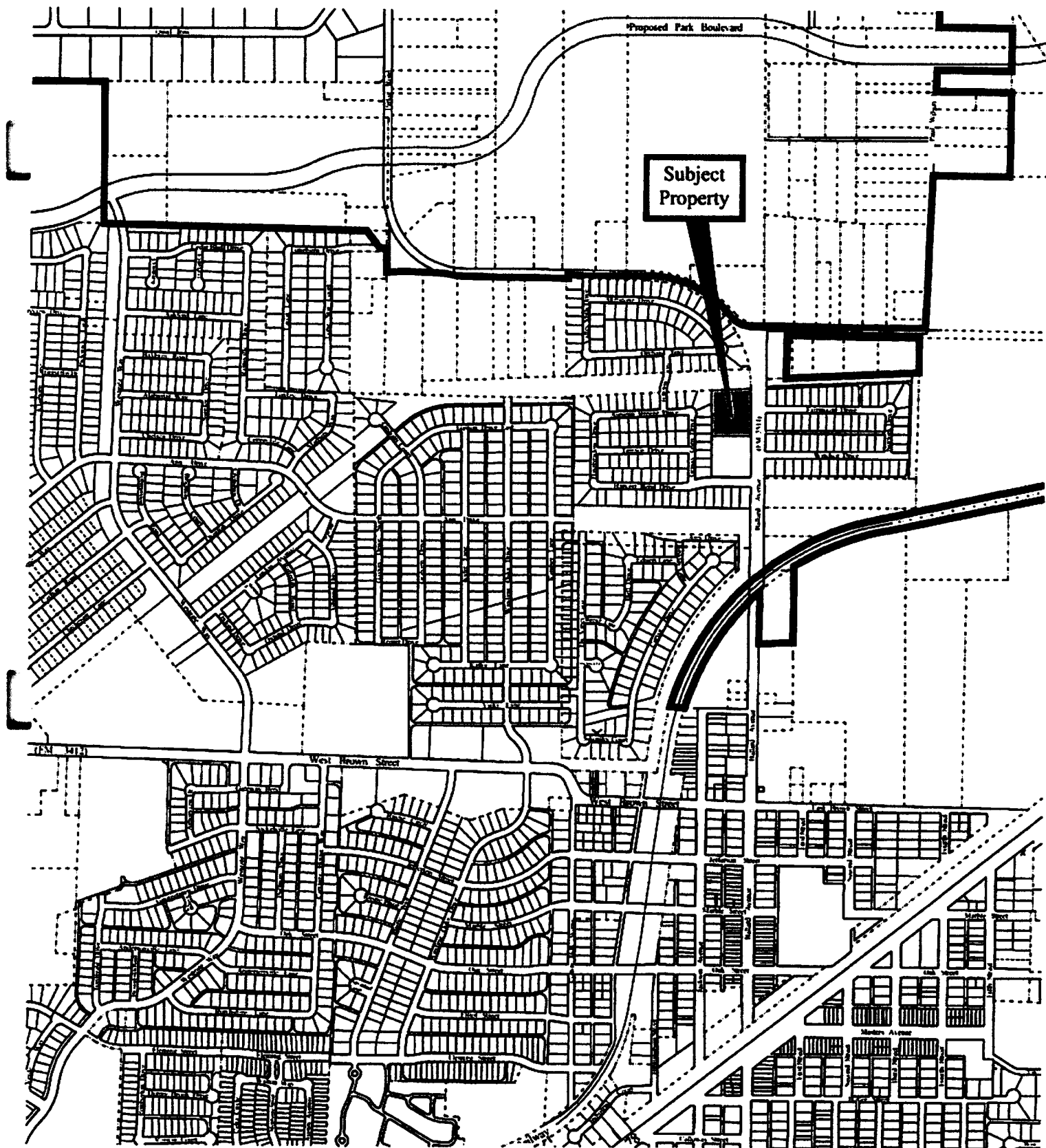
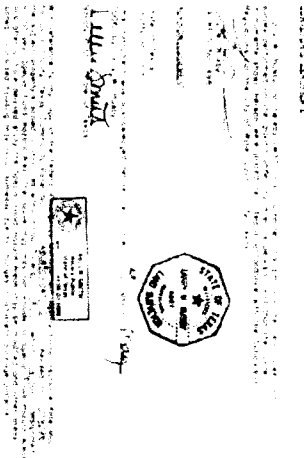
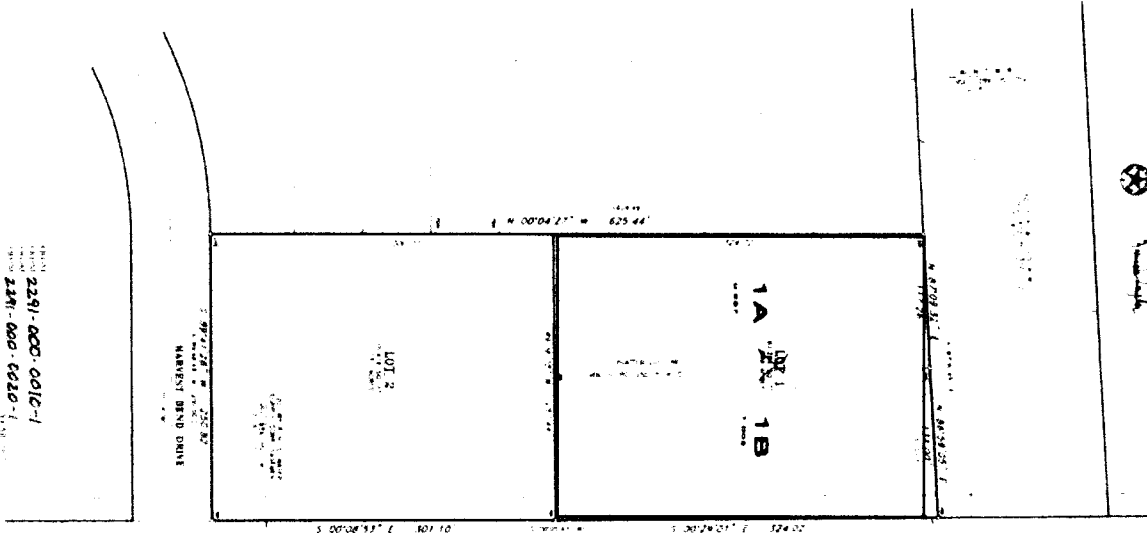


EXHIBIT "A"
LOCATION MAP
ZONING CASE #2015-05

Exhibit B

9158



SHEET 1 OF 1

DELTA LAND SURVEYING

FINAL PLAT
OF THE
PARMER - SUTHERHOFF ADDITION
SIT OF THE
E. PENNA. SURVEY
ABSTRACT NUMBER 2006
COLLIN COUNTY, TEXAS

S9158



THIS PLAT OF THE PARMER - SUTHERHOFF ADDITION, SIT OF THE E. PENNA. SURVEY, ABSTRACT NUMBER 2006, COLLIN COUNTY, TEXAS, WAS PREPARED BY DELTA LAND SURVEYING, INC., A PROFESSIONAL SURVEYING FIRM, AND WAS REVIEWED AND APPROVED BY THE TEXAS SURVEYING BOARD, WHICH IS THE AUTHORITY FOR THE PRACTICE OF SURVEYING IN THE STATE OF TEXAS. THE SURVEYING BOARD HAS DETERMINED THAT THE SURVEYING FIRM HAS COMPLIED WITH THE REQUIREMENTS OF THE TEXAS SURVEYING ACT AND THE RULES AND REGULATIONS OF THE TEXAS SURVEYING BOARD. THE SURVEYING BOARD HAS ALSO DETERMINED THAT THE SURVEYING FIRM HAS COMPLIED WITH THE REQUIREMENTS OF THE TEXAS SURVEYING ACT AND THE RULES AND REGULATIONS OF THE TEXAS SURVEYING BOARD. THE SURVEYING BOARD HAS ALSO DETERMINED THAT THE SURVEYING FIRM HAS COMPLIED WITH THE REQUIREMENTS OF THE TEXAS SURVEYING ACT AND THE RULES AND REGULATIONS OF THE TEXAS SURVEYING BOARD.

SURVIVAL PLANT

(FM HWY. NO. 2514)

Phil Wylie - Registered Professional
Land Surveyor No.4653